

DESCRIPTION OF PART OF THE JOSEPH J. HARDESTY LANDS,
GRATITUDE, FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at an iron pipe on the southwest side of Beach Road (60' wide), said point being the easternmost corner of the herein described lands and the northeast corner of the lands of Edward Kent; and running, thence, by and with said Kent lands S 58 26 W - 191.02' to an iron pipe, N 19 38 W - 75.00' to an iron pipe, S 65 41 W - 191.63' to an iron pipe, and S 65 41 W 30' more or less to the mean high waters of the Chesapeake Bay; thence, by and with the mean high waters of the Chesapeake Bay N 09 18 20 W - 73.22' and N 44 51 W - 66.98' to the lands of Lawrence R. Reni; thence, by and with said Reni lands N 12 45 30 W 10.71' to an iron pipe and a new division line between the herein described lands and other lands of Hardesty (Note: This new division line is the south side of a 25' right-of-way running from the lands of Lawrence Reni, through the lands of Joseph J. Hardesty, to Gratitude Road); thence, by and with said new division line S 72 25 E - 24.46' to an iron pipe, N 77 32 20 E - 159.00' to an iron pipe, and N 58 03 E - 132.04' to an iron pipe on the south side of Gratitude Road; thence, by and with the south side of said road S 76 34 E - 114.97' to an iron pipe on the southwest side of Beach Road; thence, by and with the southwest side of Beach Road S 31 34 E - 93.50' to the place of beginning. Containing in all 1.161 acres of land, more or less.

June 16, 1978.

William R. Nuttle.

DESCRIPTION OF PART OF THE MARTIN JOY LANDS, GRATITUDE,
FIFTH DISTRICT, KENT, COUNTY, MD.

23' Beginning for the same at a concrete monument on the west side of Lawton Avenue, said point being the northeast corner of the herein described lands and the southeast corner of the lands of Charles S. Blair, Jr.; and running, thence, by and with the west side of said road S 05 46 20 W - 25.00' to an iron pipe and a new division line between the herein described lands and other lands of Joy; thence, by and with said new division line N 84 13 40 W - 87.44' to an iron pipe and N 84 13 40 W - ~~80~~' more or less to the mean high waters of Swan Creek or the Chesapeake Bay; thence, by and with the mean high waters of said creek or bay N 20 13 E - 25.82' to the aforementioned Blair lands; thence, by and with said Blair lands S 84 13 40 E - 104' more or less to the place of beginning. Containing in all 0.062 acres of land, more or less.

April 26, 1974.

William R. Nuttle.

DESCRIPTIONS OF THREE PARCELS OF THE MARTIN JOY LANDS,
FIFTH DISTRICT, KENT COUNTY, MD.

PARCEL 1A

Beginning for the same at a point on the mean high waters of the Chesapeake Bay or Gratitude Harbor, said point being N 78 30 10 W - 133.51', S 00 46 40 E - 61.83', and S 78 04 20 W 42.92', measured along the mean high waters of said bay, from an iron pipe marking the southwest corner of the County Landing at Gratitude; and running, thence, from said point of beginning by and with a new division line between the herein described lands and other lands of Joy S 12 45 30 E - 2.05' to an iron pipe, S 12 45 30 E - 74.86' to an iron pipe, and S 12 45 30 E - 21.46' to the mean high waters of the Chesapeake Bay; thence, by and with the mean high waters of said bay the nine following courses and distances:

1. N 44 51 00 W - 6.40'
2. [REDACTED] 20 W - [REDACTED]
3. S 84 01 20 W - 139.60'
4. N 11 41 00 W - 40.24'
5. N 85 47 20 E - 17.16'
6. S 12 01 30 E - 21.84'
7. N 76 21 40 E - 138.29'
8. N 03 29 50 W - 32.45'
9. N 78 04 20 E - 21.77' to the place of beginning. Contain-
ing in all 0.156 acres of land, more or less.

Together with a 25' right-of-way running from Gratitude Road or the County Landing over other lands of Joy to the above described lands.

PARCEL 2A

Beginning for the same at an iron pipe on the west side of Lawton Avenue, said point being N 76 06 10 W - 27.48' from a concrete monument on the east side of said road marking the southwest corner of the lands of Willis N. Rogers, Jr. and the northwest corner of other lands of Martin Joy; and running, thence, by and with the west side of said road S 05 46 20 W - 172.92' to a "P.K." nail in the paving at the northeast corner of the County Landing at Gratitude; thence, by and with said County Landing N 76 34 W - 94.00' to an iron pipe and the lands of John S. Knapik, Jr.; thence, by and with said Knapik lands the four following courses and distances: (1) N 06 24 E - 159.00' to a concrete monument, (2) N 76 34 W - 15.00' to an iron pipe, (3) S 06 24 W - 53.00' to an iron pipe, and (4) N 76 34 W - 134.60' to the aforementioned County Landing; thence, by and with said County Landing N 76 34 W - 6' to the mean high waters of the Chesapeake Bay or Gratitude Harbor; thence, by and with the mean high waters of said bay N 54 03 10 E - 69.30' and N 12 36 30 E -

PARCEL 2A (continued)

15.15' to a new division line between the herein described lands and other lands of Martin Joy; thence, by and with said new division line S 76 06 10 E - 16.07' to a utilities pole, S 76 06 10 E - 7.50' to an iron pipe, and S 76 06 10 E - 171.06' to the place of beginning. Containing in all 0.540 acres of land, more or less.

Together with a 20' right-of-way across the lands of John S. Knapik, Jr. and subject to a 20' right-of-way across the above described lands, as shown on a plat by J. B. Metcalfe, dated and recorded in the Land Records of Kent County Liber folio .

PARCEL 3A

Beginning for the same at an iron pipe on the east side of Lawton Avenue, said point being S 05 46 20 W - 44.20' from a concrete monument marking the southwest corner of the lands of Willis N. Rogers, Jr. and the northwest corner of the lands of Martin Joy of which the herein described lands are a part; and running, thence, by and with a new division line between the herein described lands and other lands of Joy S 47 08 40 E - 60.13' to an iron pipe, S 85 10 40 E - 50.21' to an iron pipe, and N 04 49 20 E 79.22' to an iron pipe and the lands of Rogers; thence, by and with said Rogers lands S 83 59 10 E - 373.59' to an iron pipe and the lands of others; thence, by and with the lands of others S 06 00 50 W - 231.72' to an iron pipe on the north side of Gratitude Road (50' wide); thence, by and with the north side of said road N 76 10 W - 474.15' to a "P.K." nail and the east side of Lawton Avenue; thence, by and with the east side of said road N 05 46 20 E - 123.03' to the place of beginning. Containing in all 1.993 acres of land, more or less.

Subject to a 25' right-of-way running parallel to and adjacent to the first two lines of the above description.

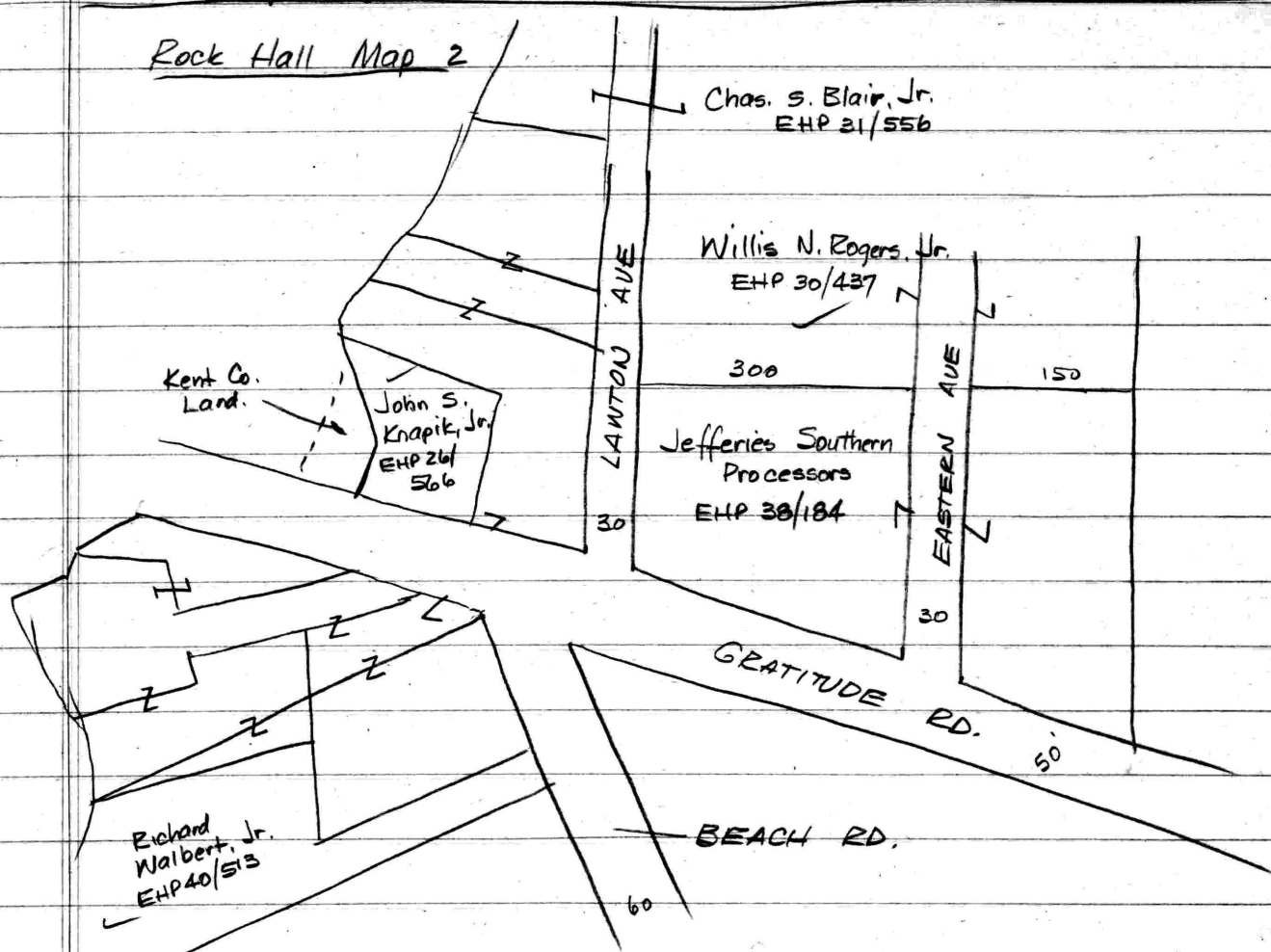
February 26, 1975.

William R. Nuttle.

Martin Joy - buyer

639-4861

Rock Hall Map 2



Walbert EHP 40/513

Parcel 1 Begin SE cor. at I.P. on N side 20' R/W to Beach Rd., said pipe N15°56'W - 20.49 from I.P. marking SW cor. of Purnell Elbourn with N side R/W S 61°30'W - 200' to I.P.

S 61°30'W - 15'± to MHW

with bay Ndu. 75'± to new div. line with Mercer

" new line N 61°30'E - 8'± to I.P.

N 61°30'E - 275' to I.P. ? ~~Elbourn~~ Elbourn

with same S 15°56'E - 50' to begin

0.271 ac.

Parcel 2 Begin I.P. at SE cor. at NE cor. Arthur Rann on line of Elbourn, said pipe N15°56'W - 50 from I.P. at SW cor. Elbourn & N R/W line of 20' rd. with Rann S 61°30'W - 275 to I.P.

" 8'± to MHW

" MHW Ndu. to new line with Mercer

" new line N 68°37'E - 43'± to I.P.
(cont.)

EHP 40/513 (cont.)

N $68^{\circ}37'E$ - 218.20 to I.P. \bar{E} Elbowm

with same S $15^{\circ}56'E$ - 25 to begin

Parcel 3 Begin SW cor. of Arthur Rann at MLW

Ches. Bay on NW side 20' R/W

with Rann N $61^{\circ}30'E$ - 215 to Elbowm

N $61^{\circ}30'E$ - 196' \pm to SW side Beach Rd.

" rd. in NW dir. 20' \pm to Edgar Hilbert

S $61^{\circ}30'W$ - 411' \pm to bay

with bay NW dir. 20' \pm to begin

Being led of 20' R/W from Beach Rd. to Bay,
adjoining Elbowm \bar{E} Rann

Knapik - EHP 26/566 - Lot #3 in survey by Metcalfe

May 1950 - WHG 17/652 - 0.338 acres.

Subject to 20' R/W between Lots 1 & 4 - (WHG 17/559) ^{wrong}

Rogers EHP 30/437

Parcel 1 - Lots 17, 32, & 41 SGF 1/525 - sold

to Chester River Steamboat Co.

Parcel 2 - Lots 18, 31, & 42 on plot of Wilkinson Estate

S \bar{E} \bar{E} - (from Lots 18, 31, & 42)

Begin E side Sawton at div. line between Lots 18 & 19

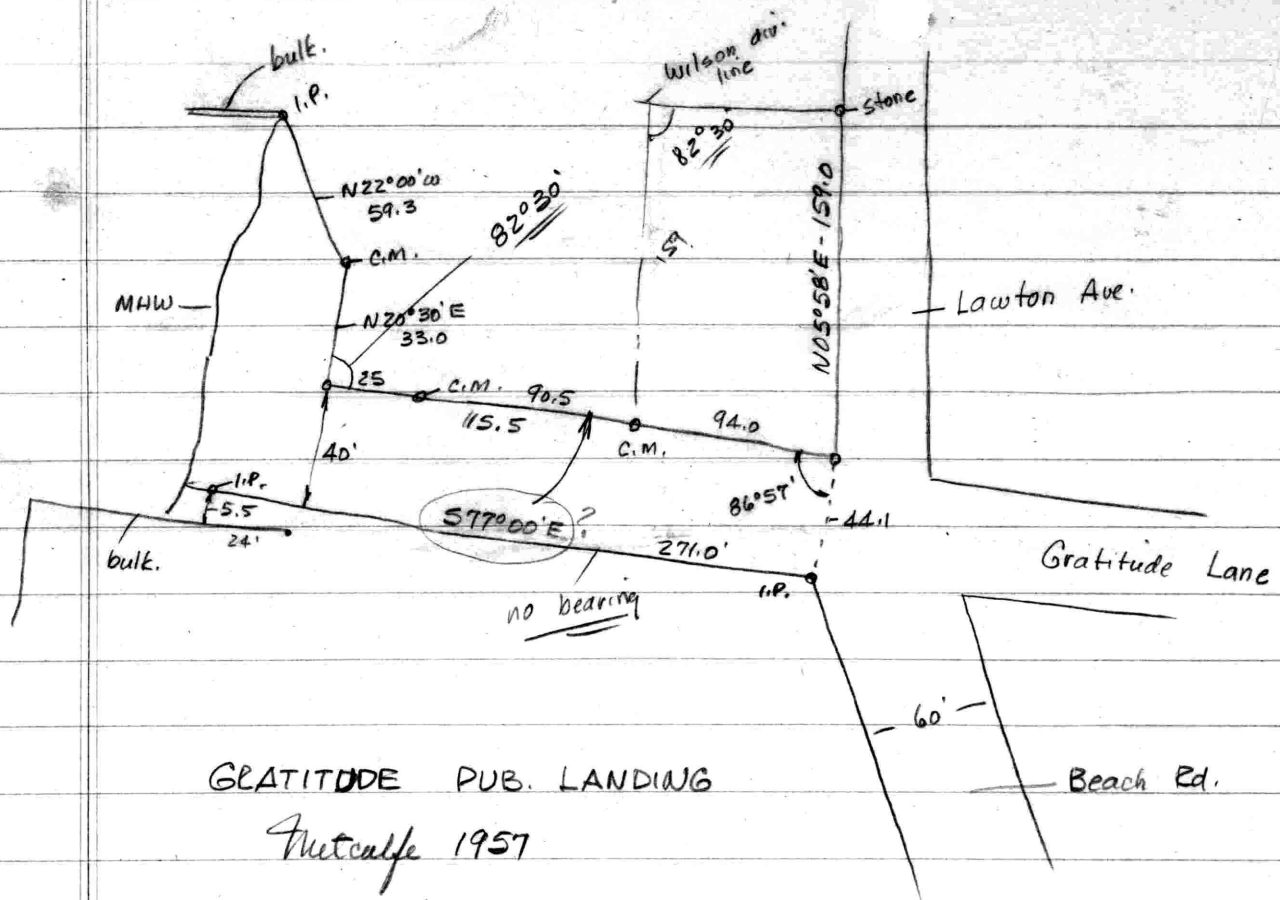
with line between ~~18 & 19~~ 19 & 30 and 18 & 31 300' to Eastern Ave.

" W side Eastern Ave S dir. 100' to Scoone

rt. ~~45~~ W dir 300' to Sawton Ave.

" rd. N dir. 100' to begin

Also N part of Lot 42 with frontage on Eastern Ave.
of 100' and depth of 150'



Survey by McCrone in 1963 shows Eastern Ave 20' wide

17
2
5
4
20 4

Blair EHP 31/556

Parcel 1 - same as S.E.E of Parcel 2 - EHP 30/437

Parcel 4 Begin I.P. at NE cor. of Winfield Wilson
at pt. 96.4 from N boundary of Lot 6
with Wilson N 84°W - 100'± to Swan Creek

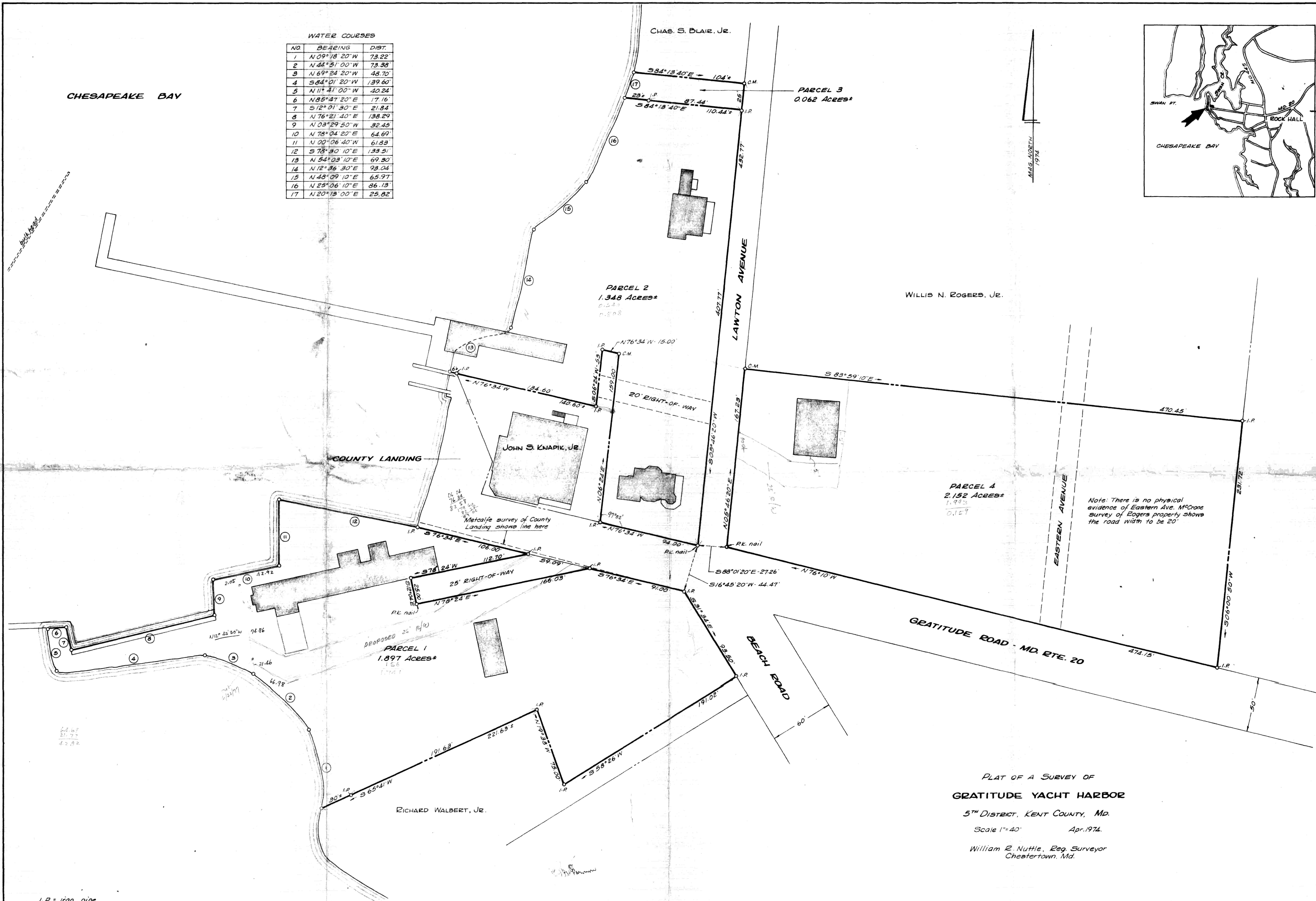
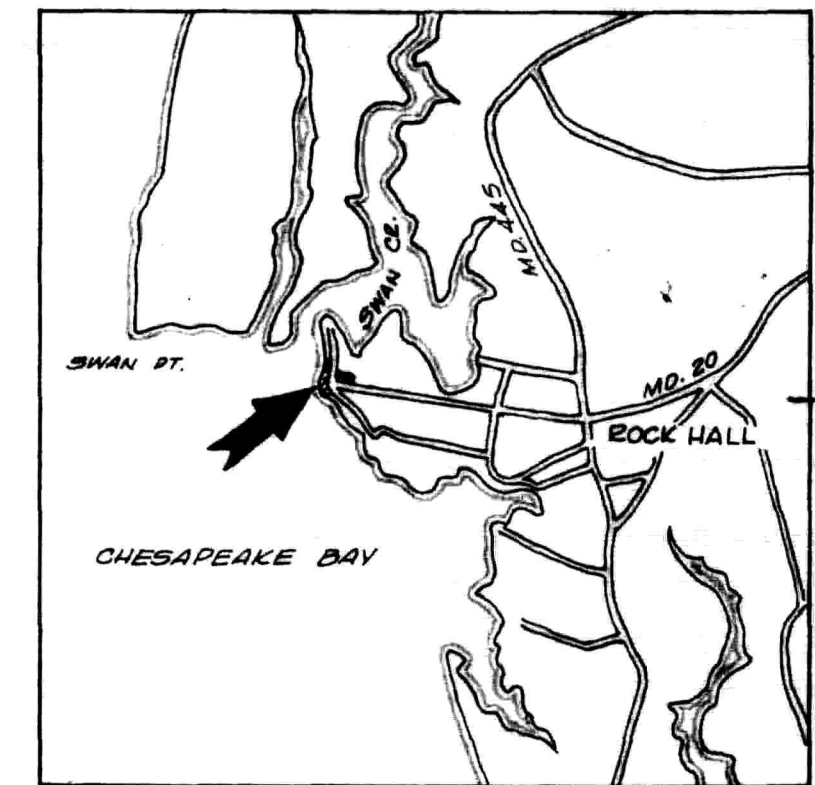
" creek N div. 36' to new line

" new line S 84°E - 100' to W side rd. & I.P.

" rd. S 05 1/4°W - 36 to begin

Murphy plan for SPC

WATER COURSES		
NO.	BEARING	DIST.
1	N 09° 18' 20" W	73.22'
2	N 44° 51' 00" W	73.38'
3	N 69° 24' 20" W	48.70'
4	S 84° 01' 20" W	39.60'
5	N 11° 41' 00" W	40.24'
6	N 85° 47' 20" E	17.16'
7	S 12° 01' 30" E	21.84'
8	N 76° 21' 40" E	138.29'
9	N 03° 29' 50" W	32.45'
10	N 78° 04' 20" E	64.69'
11	N 00° 06' 40" W	61.83'
12	S 73° 30' 10" E	133.51'
13	N 54° 03' 10" E	69.30'
14	N 12° 36' 30" E	93.04'
15	N 48° 09' 10" E	65.97'
16	N 29° 06' 10" E	86.13'
17	N 20° 13' 00" E	25.82'



PLAT OF A SURVEY OF
GRATITUDE YACHT HARBOR
 5TH DISTRICT, KENT COUNTY, MD.
 Scale 1"=40' Apr. 1974.
 William R. Nuttle, Reg. Surveyor
 Chestertown, Md.

for Martin Joy

I.P. = iron pipe
 C.M. = concrete monument

